

FOR YOUR INFORMATION...



City of Taylorsville
Community Development Department
2600 West Taylorsville Boulevard
Taylorsville, Utah 84118 (801) 963-5400



City of Taylorsville
Information Form

P-17

FEE SCHEDULE

Consolidated Fee Schedule

The following information is an overview of development related fees assessed and collected by the Community Development Department as established by the Taylorsville City Council and the Utah Code. Please note that **the following fee schedule is for land use and development related permits only** and does not contain City Business License fees or other fees of the City. For information regarding Business License fees please refer to **Taylorsville Information Form I-1 Applying for a Business License**. For additional information on all other fees or development process, please refer to the corresponding Taylorsville information form or the City of Taylorsville Code of Ordinances.

Board of Adjustment Application Fees:

- | | |
|--|-----------|
| <input type="checkbox"/> Commercial land use variance request | \$ 300.00 |
| <input type="checkbox"/> Residential land use variance request | \$ 150.00 |

Building Permit Fees:

- | | |
|--|-------------------------------|
| <input type="checkbox"/> Building permit fee: | |
| ❖ Building permit fees are established by ordinance of the Taylorsville City Council in accordance with Utah State law. Fees are assessed by the City Building Official and based on "building valuation data" as per the 2000 International Building Code (IBC) and specified in the 1997 Uniform Building Code (UBC) Table 1A. All fees attached to Building Permit must be paid prior to permit issuance ¹ . | |
| <input type="checkbox"/> Plan review fees: | |
| ❖ Commercial construction | 65.00% of building permit fee |
| ❖ Residential construction | 40.00% of building permit fee |
| <input type="checkbox"/> State surcharge (assessed on all building permits): | 1.00% of building permit fee |
| <input type="checkbox"/> Sub-permit fees ² : | |
| ❖ Base fee for all sub-permits: | \$ 17.00 |
| ❖ Electrical fees: | |
| ▶ For each new or modified circuit | \$ 5.00 |
| ▶ Service change or power to panel (1 meter) | \$ 40.00 |
| ▶ Each additional meter on the same inspection | \$ 10.00 |
| ▶ Temporary power (each meter base) | \$ 40.00 |
| ❖ Mechanical fees: | |
| ▶ Installation, relocation or modification of each appliance or piece of equipment regulated by the Mechanical Code (exceptions listed below) | \$ 8.50 |
| ▶ For each new duct line and outlet | \$ 5.00 |
| ▶ For each commercial hood | \$ 23.00 |
| ▶ For each evaporative cooler | \$ 17.00 |
| ❖ Plumbing fees: | |
| ▶ For each plumbing fixture or set of fixtures on one "p-trap" (including water supply and drainage piping) | \$ 10.00 |
| ▶ For each sand or grease trap | \$ 17.00 |
| ▶ For installation or alteration of water supply or drainage piping, water heater, or water treatment device | \$ 17.00 |

¹ For more detailed information regarding building permit fees contact the Taylorsville Building Department at (801) 967-1100 or (801) 963-5400. Building plan review, permitting and inspection services are provided by employees of Sunrise Engineering, a contract service provider for the City of Taylorsville.

² A "sub-permit" is for electrical, mechanical or plumbing contract work only.

Conditional Use Permit (CUP) Application Fees:

<input type="checkbox"/>	Commercial and industrial land use:	
	❖ Preliminary review	\$ 100.00 plus \$50.00 per acre
	❖ Final review	\$ 250.00 plus \$100.00 per acre
<input type="checkbox"/>	Residential land use (i.e. dwelling group, planned unit development, etc.):	
	❖ Preliminary review	\$ 100.00 plus \$10.00 per unit
	❖ Final review	\$ 250.00 plus \$20.00 per unit
<input type="checkbox"/>	Conditional use permit amendment	\$ 50.00
<input type="checkbox"/>	Appeal to City Council (of Planning Commission decision)	\$ 35.00
<input type="checkbox"/>	Home occupation – (“Phone and Mail” business only)	\$ 15.00
<input type="checkbox"/>	Home occupation – (all other home-based businesses)	\$ 35.00
<input type="checkbox"/>	Mobile store (10 days)	\$ 10.00
<input type="checkbox"/>	Mobile store (120 days)	\$ 30.00
<input type="checkbox"/>	Change of land use (i.e. occupancy, type of business)	\$ 20.00
<input type="checkbox"/>	Liquor or beer permit for consumption on premises ³	\$ 100.00
<input type="checkbox"/>	Fire Department review of conditional use permit request	\$ 75.00
<input type="checkbox"/>	Fire Department review of child day care services	\$ 75.00
<input type="checkbox"/>	Fire Department review of home occupation request	\$ 25.00

General Plan Amendment Application Fees:

<input type="checkbox"/>	Application to amend the City General Plan Map	\$ 300.00 plus \$50.00 per acre
<input type="checkbox"/>	Application to amend the City General Plan (text only) ⁴	\$ 300.00

Impact Fees:

<input type="checkbox"/>	Fire Station Impact Fee:	
	❖ Commercial or industrial use (new construction)	\$ 0.023618 per gross square footage
	❖ Single or multi-family dwellings (new construction)	\$ 0.023618 per gross square footage
<input type="checkbox"/>	Park Impact Fee:	
	❖ Multi-family dwelling	\$ 920.53 per unit
	❖ Single-family dwelling	\$1,290.00
<input type="checkbox"/>	Storm Water Impact Fee:	
	❖ Storm Water Impact Fee is assessed by the City Engineer and involves variables and calculations based on an established Storm Water Master Plan. For more information regarding an estimate or the assessment of this fee for a specific project, please contact the City Engineer at 963-5400.	

Miscellaneous Fees:

<input type="checkbox"/>	City zoning map (color)	\$ 25.00
<input type="checkbox"/>	City zoning ordinance	\$ 15.00
<input type="checkbox"/>	Copies (of public documents) ⁵	\$ 0.15 per page
<input type="checkbox"/>	Deep lot application (per applicant)	\$ 75.00
<input type="checkbox"/>	Engineering Development Standards Manual	\$ 35.00
<input type="checkbox"/>	Fire Department review (of site plan or land use proposal)	\$ 75.00
<input type="checkbox"/>	Sign permit zoning review (permitted use only)	\$ 35.00
<input type="checkbox"/>	Site plan review of a permitted land use (by staff)	\$ 250.00
<input type="checkbox"/>	Taylorville General Plan (text with black & white maps)	\$ 15.00
<input type="checkbox"/>	Taylorville General Plan Map (color)	\$ 15.00
<input type="checkbox"/>	Temporary use review (i.e. Christmas tree sales, etc.)	\$ 50.00

Roadway Fees:

<input type="checkbox"/>	Address certificate	\$ 5.00 per house number
<input type="checkbox"/>	Curb, gutter and sidewalk permit (installation and repair)	\$ 75.00
<input type="checkbox"/>	Road Cut (excavation) Permit ⁶	\$ 180.00 (minimum charge)
<input type="checkbox"/>	Street dedication:	
	❖ Preliminary review	\$ 200.00
	❖ Final review	6.00% of the improvement costs
<input type="checkbox"/>	Street vacation (abandonment of city owned right-of-way)	\$ 100.00

³ Additional City fees apply. Please contact the City Business License official at (801) 963-5400 for more information.

⁴ If proposed amendment is likely to generate broad public interest or concern, the Planning Commission or City Council may require a public hearing be advertised to a greater extent than the minimum distance (i.e. radius around property) or notification process required by law; all additional advertising costs shall be paid by the applicant.

⁵ Readily available copy sizes are limited to 8½" x 11", 8½" x 14", and 11" x 17"; copies of larger formatted public documents may be made available upon request for an additional fee. For more information regarding large format copies, please contact a staff member of the Community Development Department.

⁶ For exact road cut or excavation permit fees, please contact the Taylorville City Engineer for project assessment.

Subdivision Application Fees:

- ☐ Regular subdivision application:
 - ❖ Preliminary review \$ 200.00 plus \$10.00 per lot
 - ❖ Final review 6.00% of the cost of improvements.

The applicant for a final subdivision review shall pay a fee of \$90.00 per lot to initiate the City's review. This fee paid per lot shall apply toward the final review fee, which is required to be paid prior to final approval of the plat by the Community Development Director.
- ☐ Simple subdivision application⁷ \$ 120.00
- ☐ Duplex lot split \$ 60.00
- ☐ Subdivision research \$ 75.00
- ☐ Subdivision amendment (of a recorded subdivision plat) \$ 100.00 plus \$25.00 per lot
- ☐ Fire Department review of subdivision application \$ 75.00
- ☐ Recording fees – payable to *Salt Lake County Recorder*
 - ❖ Subdivision plat(s) \$ 30.00 per page plus \$1.00 per lot
 - ❖ Other documents:
 - ▶ For first page of document \$ 10.00
 - ▶ For each additional page of document \$ 2.00
 - ▶ For each additional legal description \$ 1.00

Water and Sewer Service Fees:

All fees associated with establishing, maintaining or upgrading water and sewer services are assessed and collected by a corresponding improvement district (or municipality if applicable). Taylorsville-Bennion Improvement District provides services for most of Taylorsville; the Kearns Improvement District serves a small portion of Taylorsville residents along the west edge of the City. Additionally, other municipalities or improvement districts may provide services for certain properties near the southeast corner of the City (South of Winchester Drive). Entities requiring water and sewer services within the City of Taylorsville must contact the appropriate improvement district or municipality for additional information and exact fees. The following improvement districts provide the majority of water and sewer services in the City of Taylorsville:

- ☐ **Taylorsville-Bennion Improvement District**
1800 West 4700 South
Taylorsville, UT 84118
Phone: (801) 968-9081
Fax: (801) 963-3199
Internet: <http://www.tbid.org/>
- ☐ **Kearns Improvement District**
5350 West 5400 South
Kearns, UT 84118
Phone: (801) 968-1011
Fax: (801) 968-1023
Internet: <http://www.kearnsid.com/>

Zoning Amendment Fees:

- ☐ Application to amend City Zoning map \$ 100.00 plus \$50.00 per acre
- ☐ Application to amend City Zoning text (Title 13 only) \$ 300.00

Waiver, Modification and Refund of Fees:

- ☐ The City Council may waive, modify or refund any fee imposed by the City. All requests for waiver, modification or refund of any fee imposed by the City shall be submitted in writing to the Community Development Director, who shall then forward the request to the City Council for their determination.
- ☐ The City Council shall have sole and absolute discretion in its determination of requests for waiver, modification or refund of City imposed fees, however the City of Taylorsville Code of Ordinance 13.16.080 states the following standards for Council consideration of such requests:
 - ❖ The applicant is engaged in business for solely religious, charitable or other types of strictly non-profit purposes which are tax-exempt in such activities under the laws of the United States or the state of Utah;
 - ❖ The applicant is engaged in the business specifically exempted from municipal taxation and fees by the laws of the United States or the state of Utah; or
 - ❖ There is a prevailing public interest in waiving, modifying or refunding the fees.

Disclaimer - Fees Subject to Change:

Fees are established by the City of Taylorsville and are subject to change by ordinance or resolution of the City Council. The ***Taylorsville Information Form P-17 Consolidated Fee Schedule*** is a summary of development related fees found within Taylorsville City ordinances at time of publication⁸. Possession or delivery of this fee schedule, if in conflict with current city code, does not establish any right or precedence with regard to City fees.

⁷ A simple subdivision (a.k.a. non-regular subdivision) is a division of land that does not require dedication of any public right-of-way (ROW) to the City, however public improvements (i.e. sidewalk, park strip, curb, gutter, etc.) may still be required.

⁸ The City of Taylorsville Community Development Department last updated this form on March 20, 2003.